

THIS AGREEMENT made and entered into this 9<sup>th</sup> day of December, 1969, by and between W. Jerome Offutt, Trustee, in No. 22,433 Equity in the Circuit Court for Frederick County, Party of the First Part, hereinafter called the "Seller" and William Dwight Mullican and Mary Alice Mullican, his wife, and Margaret R. Mullican and William A. Mullican, her husband, Parties of the Second Part, hereinafter called the "Purchasers", all of Frederick County, State of Maryland.

W I T N E S S E T H :

That the Seller does hereby bargain and sell unto the said Purchasers and the latter does hereby purchase from the former, all of his right, title and interest in and to the hereinafter described tracts or parcels of land, being all those tracts or parcels of land situate, lying and being on the South side of Maryland Route 26, (known as Liberty-Frederick turnpike) in the town of Mt. Pleasant, Mt. Pleasant Election District, Frederick County, Maryland, and more particularly described as follows:

All that piece or parcel of land situate, lying and being adjacent to the Village of Mt. Pleasant in Mt. Pleasant Election District, in Frederick County, Maryland, containing twenty-six and three-fourths (26 3/4) acres and seven (7) square perches of land, more or less, excepting therefrom two parcels of land conveyed to Howard E. Lochner contained in the following deeds: (1) by deed dated October 18, 1928 and recorded in Liber 368, folio 208, one of the aforesaid Land Records from Edward C. Routzahn and wife; (2) by deed dated September 29, 1911, and recorded in Liber 430, folio 443, one of the aforesaid Land Records from S. Ethel Routzahn, widow, et al.

It being all and the same real estate as described and conveyed in a deed dated August 14, 1950, from William T. Biser, widower to Margaret R. Mullican and William A. Mullican, her husband, and recorded in Liber 487, folio 233, among the Land Records of Frederick County, Maryland.

TOGETHER with all the rights, ways, privileges and appurtenances thereunto belonging or in anywise appertaining.

The purchase price of said real estate shall be Fifteen Thousand (\$15,000.00) Dollars, of which the sum of One Thousand Five Hundred (\$1,500.00) Dollars has been paid prior to the signing hereof and the balance of Thirteen Thousand Five Hundred (\$13,500.00) Dollars to be paid at the time of final settlement and the delivery of a good and sufficient deed conveying a marketable title in fee simple, which shall be within two (2) weeks after ratification of this Contract by the Circuit Court for Frederick County.

W. JEROME OFFUTT  
ATTORNEY AT LAW  
FREDERICK, MD.

"EXHIBIT A."

*Filed December 24, 1969*